



PROJECTS LIST (8/9/2013)

PLANNING DIVISION

Current Development Activity (Planning Commission/City Council)					
Address	Project Description	Date Filed	Planner	OWNER (O), APPLICANT (A), LOBBYIST (L)	NEXT MILESTONES / NOTES
Planning Commission Level Cases					
713 Arden Dr.	Minor Accommodation Request for a Minor Accommodation to allow a maximum building height of 32', with an overall average roof height of approximately 22'6". The maximum building height otherwise allowed for the subject property is 28'.	7/30/2013	GEORGANA MILLICAN 310 285-1121 gmillican@beverlyhills.org	(A) Standard LLP – 323-662-1000 (O) Arden 713, LLC	8/12/2013: Planning Commission hearing
9265 Burton Way	New 23-Unit Condominium Development Plan Review for new condominium building proposing use of density bonus including providing two very low income housing units; requesting incentives of one additional story and reduced parking standards to provide the affordable units.	6/1/2012	RYAN GOHLICH 310-285-1194 rgohlich@beverlyhills.org	(A) Levin-Morris Architects - 323-656-3034, (O) Empire at Burton Way LLC (Craig Berbarian) - 310-582-5914	7/11/2013: Density Bonus Study Commenced 6/4/2013: City Council Hearing to discuss allocation of funds to study Density Bonus incentives. Council authorized funding. 5/9/2013: Planning Commission Hearing (Hearing continued to a date uncertain. Staff directed to seek direction from City Council regarding the study of development incentives, particularly building height.) 4/22/2013: Start of 45-day public comment period on Draft EIR. Public comment period goes until 6/5/2013.



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					<p>4/10/2013: Review by the Cultural Heritage Commission. CHC recommended that the property not be considered as a historic resource.</p> <p>2/28/2013: Planning Commission Project Preview</p> <p>Environmental documentation being prepared. Significant historic impact identified - EIR</p> <p>2/25/2013: 30-day agency comment period for Notice of Preparation initiated.</p>	
184 North Canon Dr.	Spaghetini Restaurant In-lieu parking request for 59 parking spaces for restaurant conversion, in-lieu parking agreement, and zoning text amendment to allow reduced in-lieu fees for new restaurants that provide public benefits to the city.	2/15/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	<p>(O) Koss Canon, LP – 310-909-1510</p> <p>(A) Spaghetini Restaurant (Cary Hardwick and Laurie Sisneros) – 562-596-2199</p> <p>(L) Murray Fischer – 310-276-3600</p>	<p>8/20/2013: City Council hearing to consider revised text amendment.</p> <p>7/25/2013: Planning Commission Hearing on revised text amendment (Revised ordinance forwarded to City Council for consideration)</p> <p>7/2/2013: City Council discussion of ad-hoc meeting to provide staff with direction regarding project processing; Council directed review</p>	



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					<p>by PC</p> <p>5/24/2013: Ad-hoc meeting with Mayor Mirisch and Councilmember Gold</p> <p>5/7/2013: City Council Hearing to consider text amendment and in-lieu parking agreement (No action taken. Item continued to a date uncertain)</p> <p>3/28/2013: Planning Commission hearing (APPROVED)</p>
257 North Canon Dr.	Boffo Theater Development Agreement and Overlay Zone to allow the construction of a new commercial building containing theater, retail, restaurant, and office uses.	8/7/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	(A) SMS Architects – 949-757-3240 (O) Canon Luxury Buildings, LLC	8/7/2013: Under review
155 North Crescent Dr.	AKA Extended Stay Hotel Development Agreement and an amendment to existing overlay zone to allow stays of less than 30 days.	2/20/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	(O) 155 N Crescent Dr Holdings LLC (A) Metropolitan Crescent Assoc. LLC (Larry Korman, Korman Communities) – 484-351-2004	9/10/2013: City Council hearing



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				(L) Stanley Stalford – 213- 516-3902	
1006 Laurel Way	Hillside R-1 Permit Request to construct a new single-family residence that will contain a cumulative floor area in excess of 15,000 square feet.	4/17/2013	GEORGANA MILLICAN 310 285-1121 gmillican@beverlyhills.org	(O)(A) Laurel Way Capital LLC, John Safi – 310- 473-9500 (L) Pouya Payan – 818-200-5005	7/18/2013: Meeting with Planning Commission subcommittee. Applicant provided with comments regarding a revised design. 6/13/2013: Planning Commission hearing. Planning Commission established a subcommittee of Commissioner Corman and Chair Rosenstein to work with the applicant on reducing bulk and mass. Public hearing continued to a date uncertain.
1184 Loma Linda Dr.	Zone Text Amendment and Lot Line Adjustment Request to amend the Zoning Code to allow lot line adjustments to occur when a property does not meet the minimum lot size requirements. A lot line adjustment is also proposed in accordance with the Zone Text Amendment.	5/29/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(O)(A) Loma Linda Holdings Ltd. (L) Tom Levin – 310-553-3000	8/12/2013: Planning Commission hearing 5/29/2013: Under review
911 Oxford Way	Hillside R-1 Permit Request to allow a solid wall that will be 5’3” in height to be constructed along the front property line of the subject	8/7/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(A) Claudio Cosi – 818-804-3341 (O) Oxford Way	8/7/2013: Under review



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	property.			Properties LLC	
905 N. Roxbury Drive	Central R-1 Permit – Allow a cupola on a 2-story accessory structure	6/24/13	GEORGANA MILLCAN 310 285-1121 gmillican@beverlyhills.org	(O) Hightower Real Estate (Nick Valentino)	7/24/2013: Application deemed incomplete
9900 Santa Monica Blvd., 9844 & 9817 Wilshire Blvd.	Gateway Project Overlay Zone/General Plan Amendment Revised Project: Consideration of an Overlay Zone and General Plan Amendment on three T-1 (Transportation) Zoned properties and adjacent C-3 (Commercial) Zoned properties along South Santa Monica Boulevard. <u>Entitlements/Environmental:</u> <ul style="list-style-type: none"> • GPA – Change Land Use Designation/Create an overlay zone • ZTA - Establish Overlay Zone • Environmental Impact Report (Consultant: Rincon) 	2/14/2007	MICHELE MCGRATH 310 285-1135 mmcgrath@beverlyhills.org JON LAIT 310 285-1118 jlait@beverlyhills.org	(O)(A) Maynard Brittan - (310-553-0105) (L) Linda Briskman (O)(A) Jeffrey Wilson - (310-487-1112) (O)(A) Jeffrey Mirkin - (310-278-1021) (L) Murray Fischer – 310-276-3600	July 2013: Studies by RTK and KMA being completed for future City Council meeting 4/11/2013: City Council Site Visit (Questions and direction provided to staff) 12/7/2012: City Council Ad Hoc Mtg 10/11/2012: Consultants provide revised scope 10/3/2012: Consultants to provide scope for additional environmental work 9/27/2012: Meeting with property owners Aug/Sept. – obtaining additional environmental reports 8/16/2012: Held CC/PC Liaison Meeting 7/24/2012: City Council Hearing 6/19/2012: City Council Hearing (FEIR distributed 6-8-12). 5/24/2012: Planning Commission Hearing - Recommended to City Council.



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					3/22/2012: Planning Commission Hearing. 3/8/2012: Bus Tour & discussion. 2/9/2012: Planning Commission Hearing. 1/26/2012: PC Hearing. 12/19/2011: PC Hearing. 11/22/2011: Planning Commission (PC) Hearing. 8/4/2011: City Council Liaison Meeting. 4/19/2011: CC Liaison Meeting. 3/24/2011: Planning Commission Hearing; Subcommittee requested; Ad Hoc Meeting with City Council requested.	
8701 Wilshire Blvd.	Development Plan Review 1,957 square foot addition and approximately 3' increase in building height to create additional general office space at third floor.	4/4/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(O)(A) John Simonian (L) Andrew Lindley – 310-895-6920	8/12/2013: Planning Commission Hearing 4/4/2013: In process, application being reviewed for completeness	



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Current Development Activity (Director-Level Reviews)					
Address	Project Description	Date Filed	Planner	Owner (O), applicant (A), Lobbyist(L)	Next Milestones/Notes
436 North Bedford Dr.	Overnight Stay Permit Request to allow up to 3 patients at a time to remain within the premises overnight, when such patient has had a procedure the prior day.	5/30/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(O) G&L Realty – 310-273-9930 (A) Dr. Bruce McLucas – 310-409-2300	6/3/2013: Under review
490 North Beverly Dr.	Outdoor Dining – 9021PHO Request to install railing around outdoor dining containing 4 chairs, 1 bench, 4 tables, and 2 umbrellas.	7/24/2012	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(A) Anthony Eckelberry - 323-661-0895	4/8/2013: Additional application materials submitted 8/14/2013: Deemed incomplete. Awaiting additional materials from applicant
420 Beverwil Dr.	R-4 Permit Request to add a residential unit above an existing garage located along an alley. The garage currently has storage space located on the second floor, which would be converted to habitable space and expanded to a total of 400 square feet.	5/15/2013	GEORGANA MILLICAN 310 285-1121 gmillican@beverlyhills.org	(O)(A) Mark and Hilda Dallal – 917-734-4993 (L) Sidney Mathalon – 310-283-1000	5/20/2013: Under review



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Address	Project Description	Date Filed	Planner	Owner (O), applicant (A), Lobbyist(L)	Next Milestones/Notes
9465 Charleville Blvd.	Outdoor Dining-Kreation Juicery Request for outdoor dining containing 4 tables and 8 chairs – no railing requested.	2/21/12	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	(A) Marjan Sarsher - 310-748-7607	4/6/2013: Applicant requested application be temporarily put on hold due to corporate offices moving. 2/21/2012: Incomplete (Staff contacted applicant in Sept. and applicant indicated interest in completing application)